

AGENDA
ZONING REVIEW BOARD
September 15, 2005
6:00 P.M., CITY HALL, COUNCIL CHAMBERS, SECOND FLOOR

NEW CASES:

Z-02-07- A Substitute Ordinance by Zoning Committee designating the Medical Arts Building, located at **384 Peachtree Street, N.W.**, and certain real property on which it is located, to the Overlay Zoning Designation of Landmark Building or Site pursuant to Chapter 20 of the Zoning Ordinance of the City of Atlanta and rezoning from SPI-1 (Central Core) to SPI-1/LBS (Central Core/Landmark Building or Site); to repeal conflicting laws; and for other purposes. Land Lot 50 of the 14th District of Fulton County, Georgia.

Z-05-57- An Ordinance by Zoning Committee to rezone property from the R-4 (Single-Family Residential) District to the R-G3 (Residential General Sector 3) District, located at **915 Constitution Road, S.E.**, fronting approximately 378 feet on the south side of Constitution Road and approximately 436 feet on the east side of Forrest Park Road. Property is located at the southeast corner of the intersection of Constitution Road and Forrest Park Road. Depth: Varies. Area: Approximately 3.56 Acres. Land Lot: 6. 14th District, Fulton County, Georgia.
OWNER: MICHAEL KEEFE
APPLICANT: MICAH LIPSCOMB
NPU-Z COUNCIL DISTRICT 1

Z-05-63-An Ordinance to rezone from the I-1 (Light Industrial) District to the LW (Live Work) District, property located at **1225 and 1229 Allene Avenue, S.W.**, fronting approximately 100 feet on the west side of Allene Avenue and approximately 167 feet on the north side of Hartford Place. Property located at the northern intersection of Allene Avenue and Hartford Place. Depth: varies. Area: approximately .394 acres. Land Lot 105. 14th District, Fulton County, Georgia.
OWNER: SHIRLEY HANSARD
APPLICANT: CHRISTOPHER A. YORK
NPU-X COUNCIL DISTRICT 12

Z-05-63A-An Ordinance to rezone from the I-1 (Light Industrial) District to the LW (Live Work) District, property located at **1239 Allene Avenue, S.W.**, fronting approximately 50 feet on the west side of Allene Avenue and approximately 152 feet on the south side of Hartford Place. Property located at the southwest intersection of Allene Avenue and Hartford Place. Depth: varies. Area: approximately .176 acres. Land Lot 105. 14th District, Fulton County, Georgia.
OWNER: SHIRLEY HANSARD
APPLICANT: CHRISTOPHER A. YORK
NPU-X COUNCIL DISTRICT 12

Z-05-64- An Ordinance by Councilmember Felicia A. Moore to amend Ordinance 03-O-1922 adopted by City Council January 20, 2004 and approved by Action of Law on January 28, 2004 regarding Zoning Conditions for the property located at **2309 and 2329 Adams Drive, N.W.** for the purpose of a Change of Conditions. Land Lot 230. 17th District, Fulton County, Georgia.

NPU-D COUNCIL DISTRICT 9

BY: COUNCILMEMBER FELICIA A. MOORE

Z-05-68- An Ordinance to rezone from the R-4 (Single family Residential) District to the PD-H (Planned Development-Housing) District, property located at **4290 Bakers Ferry Road, S.W.**, fronting approximately 1665 feet on the south side of Bakers Ferry Road and approximately 505 feet on the east side of Dollar Mill Road. Depth: varies. Area: approximately 20.47 acres. Land Lot: 50. 14th ff District, Fulton County, Georgia.

OWNER: BARBARA GORANSON

APPLICANT: SEATON GRANT SHEPHERD

NPU-H COUNCIL DISTRICT 10

Z-05-69- An Ordinance to rezone from the R-4 (Single family Residential) District to the PD-H (Planned Development-Housing) District, property located at **4311 Bakers Ferry Road, S.W.**, fronting approximately 905 feet on the north side of Bakers Ferry Road. Depth: varies. Area: approximately 15.56 acres. Land Lot: 50. 14th ff District, Fulton County, Georgia.

OWNER: BARBARA GORANSON

APPLICANT: SEATON GRANT SHEPHERD

NPU-H COUNCIL DISTRICT 10

Z-05-71- An Ordinance to rezone property from the C-1-C (Community Business Conditional) District to the C-1-C (Community Business Conditional) District, for the purpose of a change of conditions. Property located at **810 Marcus Street, S.E.** fronting approximately 191.77 feet on the north side of Marcus Street and approximately 148 feet east of the intersection of Pearl Street and Marcus Street. Depth: varies. Area: 1.23 acres. Land Lot 20. 14th District, Fulton County, Georgia.

OWNER: REYNOLDSTOWN REVITALIZATION CORPORATION

APPLICANT: REYNOLDSTOWN REVITALIZATION CORPORATION

NPU-N COUNCIL DISTRICT 5

Z-05-75- An Ordinance to rezone from the R-4 (Single family Residential) District to the C-1 (Community Business) District, property located at **1464 Simpson Road, N.W.**, fronting approximately 100 feet on the south side of Simpson Road. Depth: varies. Area: approximately .31 acres. Land Lots 142. 14th District, Fulton County, Georgia.

OWNER: NNAMCT

APPLICANT: NNAMCT BY LARRY LUCAS/LAND LOGISTIC, LLC

NPU-K COUNCIL DISTRICT 3

Z-05-79-An Ordinance by Councilmember Ivory Lee Young, Jr. to amend the zoning ordinance and the maps established in connection therewith for property located at 216 Newport Street, N.W. from the R-4A (Single family Residential) District to the RG-3 (Residential General-Sector 3) District. Property located approximately 85 feet on the west side of Newport Street and at the northwest corner of the intersection of Newport Street and Thurmond Street. Depth: varies.
BY: COUNCILMEMBER IVORY LEE YOUNG, JR.
NPU-L COUNCIL DISTRICT 3

Z-05-80-An Ordinance by Councilmember Ivory Lee Young, Jr. authorizing the Mayor or her designee to amend the Zoning Ordinance and the Maps established in connection therewith be changed so that the **following property located along Northside Drive between Chapel and Markham Streets** be changed from I-1 (Light Industrial) District to MRC-2 (Mixed Residential Commercial) District; and for other purposes.
BY: COUNCILMEMBER IVORY LEE YOUNG, JR.

U-05-23- An Ordinance granting a Special Use Permit for a Personal Care Home (Section 16-07.005 (1) (g)), property located at **1043 Sims Avenue, N.W.** fronting approximately 115 feet on the northeasterly side of Sims Avenue and 168 feet on the west side of Margaret Place. Depth: varies. Area: approximately .17 acres. Land Lot 226. 17th District, Fulton County, Georgia.
OWNER: ZEBULON O. SUMLIN
APPLICANT: KARENA WILLIAMS\
NPU-J COUNCIL DISTRICT 9

U-05-24- An Ordinance granting a Special Use Permit for a Personal Care Home (Section 16-07.005 (1) (g)), property located at **813 Azalia Street, S.W.** fronting approximately 51.8 feet on the west side of Azalia Street. Depth: varies. Area: approximately .18 acres. Land Lot 118. 14th District, Fulton County, Georgia.
OWNER: ZEBULON O. SUMLIN
APPLICANT: KARENA WILLIAMS
NPU-T COUNCIL DISTRICT 4

U-05-25- An Ordinance granting a Special Use Permit for a Private School (Section 16-08.005 (1) (k)), property located at **1065 Ponce de Leon Avenue, N.E.** (also addressed as 1085) Ponce de Leon Avenue, fronting approximately 237 feet on the south side of Ponce de Leon Avenue and approximately 450 feet on the east side of North Highland Avenue and approximately 65 feet on the north side of Blue Ridge Avenue. Depth: varies. Area: approximately 4 acres. Land Lot 16. 14th District, Fulton County, Georgia.
OWNER: DRUID HILL BAPTIST CHURCH
APPLICANT: ALLEN HOSS
NPU-N COUNCIL DISTRICT 6

U-05-26-An Ordinance granting a Special Use Permit for a Day Care Facility (Section 16-06.005 (1) (b)), property located at **1643 Harbin Road, S.W.**, approximately 150 feet on the west side of Harbin Road. Depth: varies. Area: approximately 2.97 acres. Land Lot 217. 14th District, Fulton County, Georgia.

OWNER: KIKI FINCH

APPLICANT: KIKI FINCH BY LARRY LUCAS/LAND LOGISTICS, LLC

NPU-R COUNCIL DISTRICT 11

DEFERRED CASE:

Z-05-14 An Ordinance to rezone property from the R-4 (Single-Family Residential) District to the PD-H (Planned Development-Housing) District property located at **2200 County Line Road, S.W.** fronting approximately 290 feet on the northeasterly side of County Line Road. Property is approximately 356 feet southeast of the intersection of Campbellton Road and County Line Road. Depth: varies. Area: approximately 6.8 acres. Land Lot 43. 14th FF District, Fulton County, Georgia.

APPLICANT: CHARLES J. DUKES

OWNER: CHARLES J. DUKES

NPU-P COUNCIL DISTRICT 11

END OF AGENDA